

Notices of Election and Demand Filed in Weld County

From May 08, 2023 Through May 12, 2023

**Weld County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports.
You should conduct your own due diligence.**

Foreclosure Number: 23-0136

NED Date: 05/09/2023

Reception #: 4897078

Original Sale Date: 09/06/2023

Deed of Trust Date: 09/30/2020

Recording Date: 10/12/2020

Reception #: 4639129

Re-Recording Date

Re-Recorded #:

Legal: SEE ATTACHED LEGAL DESCRIPTION

Address: 1597 Sorenson Dr, Windsor, CO 80550

Original Note Amt: \$304,000.00

LoanType: VA

Interest Rate: 2.296

Current Amount: \$298,671.60

As Of: 09/01/2021

Interest Type: Fixed

Current Lender (Beneficiary):	Lakeview Loan Servicing, LLC
Current Owner:	James Scott Lytle
Grantee (Lender On Deed of Trust):	Mortgage Electronic Registration Systems, Inc. as beneficiary, as nominee for United Wholesale Mortgage
Grantor (Borrower On Deed of Trust)	James Scott Lytle

Publication: Greeley Tribune

First Publication Date: 07/14/2023

Last Publication Date: 08/11/2023

Attorney for Beneficiary: Randall S. Miller & Associates PC

Attorney File Number: 23CO00164-1

Phone: (720) 25-9 8626

Fax: (720) 25-96709

Notices of Election and Demand Filed in Weld County

From May 08, 2023 Through May 12, 2023

**Weld County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports.
You should conduct your own due diligence.**

Foreclosure Number: 23-0137

NED Date: 05/09/2023

Reception #: 4897079

Original Sale Date: 09/06/2023

Deed of Trust Date: 03/09/2007

Recording Date: 03/20/2007

Reception #: 3463115

Re-Recording Date

Re-Recorded #:

Legal: LOT 37, BLOCK 2, PARK LAND ESTATES, COUNTY OF WELD, STATE OF COLORADO.

PARCEL ID NUMBER: 146708203037

Address: 4772 SYLVIA LANE, ERIE, CO 80516

Original Note Amt: \$620,000.00

LoanType: Conventional

Interest Rate: 6.625

Current Amount: \$571,903.37

As Of: 04/01/2020

Interest Type: Fixed

Current Lender (Beneficiary):	U.S. BANK NATIONAL ASSOCIATION, as Trustee for Banc of America Funding Corporation 2007-6
Current Owner:	Timothy J. Kosmerl
Grantee (Lender On Deed of Trust):	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR MORTGAGEIT, INC, ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust)	Timothy J. Kosmerl

Publication: Greeley Tribune

First Publication Date: 07/14/2023

Last Publication Date: 08/11/2023

Attorney for Beneficiary: Janeway Law Firm, P.C.

Attorney File Number: 19-020989

Phone: (303)706-9990

Fax: (303)706-9994

Notices of Election and Demand Filed in Weld County

From May 08, 2023 Through May 12, 2023

Weld County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports.
You should conduct your own due diligence.

Foreclosure Number: 23-0138

NED Date: 05/11/2023

Reception #: 4897505

Original Sale Date: 09/13/2023

Deed of Trust Date: 09/03/2021

Recording Date: 09/07/2021

Reception #: 4753486

Re-Recording Date

Re-Recorded #:

Legal: LOT 3, BLOCK 10, WEBER WEST, A SUBDIVISION OF THE CITY OF GREELEY, COUNTY OF WELD, STATE OF COLORADO.

APN #: 095903110003

Address: 116 49Th Avenue Ct, Greeley, CO 80634

Original Note Amt: \$436,456.00

LoanType: FHA

Interest Rate: 3.25

Current Amount: \$426,900.15

As Of: 12/01/2022

Interest Type: Fixed

Current Lender (Beneficiary):	COLORADO HOUSING AND FINANCE AUTHORITY
Current Owner:	Arnulfo De La Cruz Aparicio AND Humberto De La Cruz Esparza
Grantee (Lender On Deed of Trust):	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR VAN DYK MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS
Grantor (Borrower On Deed of Trust)	Arnulfo De La Cruz Aparicio AND Humberto De La Cruz Esparza

Publication: Greeley Tribune

First Publication Date: 07/21/2023

Last Publication Date: 08/18/2023

Attorney for Beneficiary: Janeway Law Firm, P.C.

Attorney File Number: 23-029893

Phone: (303)706-9990

Fax: (303)706-9994